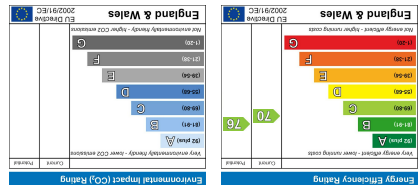


Important Information
All appliances listed in these details are only 'as seen' and have not been tested by Gibson Lane, nor have we sought certification of warranty or service, unless otherwise stated. Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes only and must not be relied upon for any purpose. These details are offered on the understanding that all negotiations are made through this company. Neither these particulars, nor verbal representations, form part of any offer or contract, and their accuracy cannot be guaranteed.





Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Approximate Gross Internal Area 912 sq ft - 85 sq m
Ground Floor Area 407 sq ft - 38 sq m
First Floor Area 505 sq ft - 47 sq m

34 Richmond Road
Kingston upon Thames
Surrey
KT2 5ED
www.gibsonlane.co.uk
Tel: 020 8546 5444





Hatch Place,
Kingston Upon Thames, Surrey, KT2 5NB

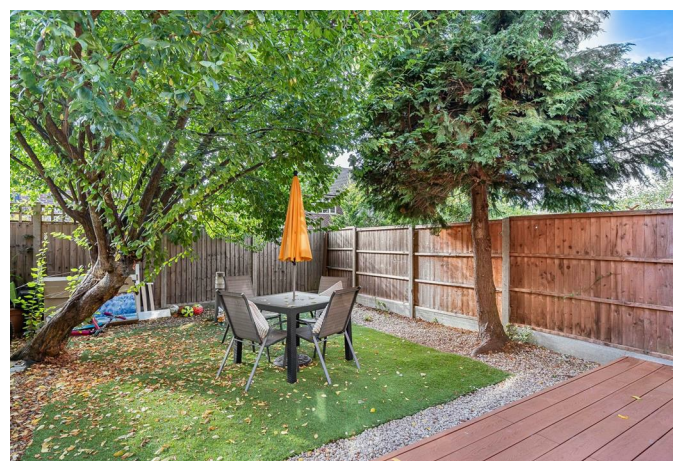


- Well Presented Terraced Family Home
- Large Open-Plan Living Room
- Separate Kitchen
- 3 Bedrooms - 2 Doubles & 1 Smaller Room
- Tiled Bathroom With Bath & Shower
- W/C Ground Floor Toilet
- Low Maintenance Rear Garden With Artificial Grass
- Off-Street Parking
- EPC Rating - C
- Council Tax Band - F



£3,200 Per Calendar Month

Hatch Place,
Kingston Upon Thames,
Surrey,
KT2 5NB



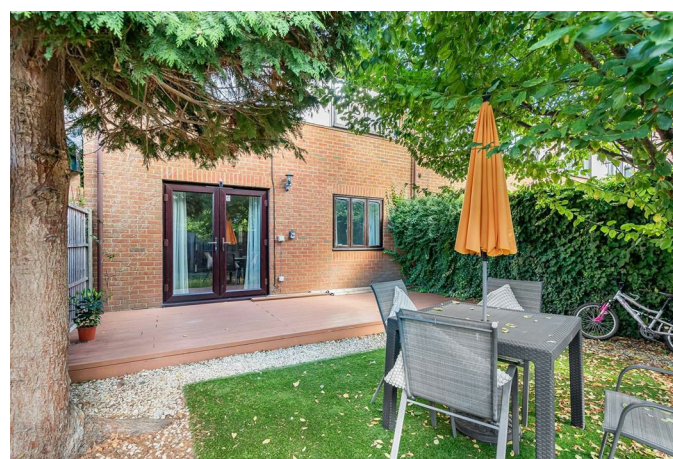
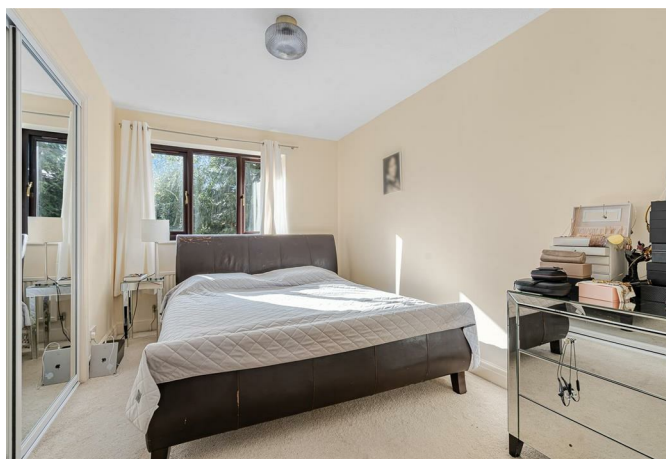
Description:

AVAILABLE JANUARY 2027

Gibson Lane are delighted to market this well-proportioned three-bedroom terraced family home located just a short walk from the ever popular Richmond Park. This lovely house is presented over two floors which provides great family living space including a large open plan living room, separate kitchen with appliances and W/C toilet. The first floor has two double bedrooms, a third smaller bedroom and a tiled bathroom suite with bath & shower. External benefits include off-street parking to the front of the property and a lovely low maintenance rear garden with artificial grass.

Location:

Hatch Place is a popular residential road ideally situated in the sought after North Kingston area. The property is within close proximity of Richmond Park and conveniently positioned for the River Thames and both Norbiton and Kingston stations giving direct access into Waterloo. Kingston town centre with its array of shops and restaurants is a short distance away and the A3 with routes to London and the M25 is easily accessible by car. The standard of schooling in the immediate area is excellent within both the private and state sector.



Furnishing: Furnished/unfurnished

Local Authority: Kingston Upon Thames

Council Tax Band: F

Available Date: 9th January 2027

Deposit: £3,692

Tenancy Term: Long Term